

City of Rye, New York - City Council Minutes (excerpted) - December 21, 1988

4. Public hearing on proposed local law repealing Section 197-27 of the Code of the City of Rye for the purpose of eliminating payment of fees in lieu of parking space requirements

Councilman Ross made a motion, seconded by Councilwoman Kapilow, to adopt the following resolution:

WHEREAS, the Rye City Council, at the suggestion of the Rye City Planning Commission, proposes to repeal Section 197-27, Payment of fee in lieu of parking space requirements, of the Code of the City of Rye, now, therefore, be it

RESOLVED, that the Rye City Council finds that a federal agency is not involved, and, be it further

RESOLVED, that the Rye City Council finds that the proposed action is subject to SEQR, and, be it further

RESOLVED, that the Rye City Council finds that there are no other involved agencies, and, be it further

RESOLVED, that the Rye City Council finds that the proposed action is an unlisted action, and, be it further

RESOLVED, that the City Planner has prepared Part I of the Short Environmental Assessment Form, and, be it further

RESOLVED, that the Rye City Council has completed Part II of the Short Environmental Assessment Form, and, be it further

RESOLVED, that the Rye City Council has prepared a negative declaration containing a written statement in support thereof, and, be it further

RESOLVED, that the Rye City Council finds that the proposed action will not have a significant adverse impact on the environment and, hereby, makes a negative declaration pursuant to SEQR, and, be it further

RESOLVED, that the Rye City Council hereby authorizes and instructs the City Clerk to complete Part III of the Short Environmental Assessment Form and to file the negative declaration as required by SEQR.

ROLL CALL:

AYES: Mayor Ilse, Councilmen Griffin, Kapilow, Latimer, Milberg, Rogers and Ross

NAYS: None

ABSENT: None

The resolution passed.

Mayor Ilse apprised the Council that the Chamber of Commerce and other interested people requested that this public hearing be continued at the January 18, 1989 regular Council meeting to afford them an opportunity to address this issue.

Councilman Rogers and Councilwoman Kapilow urged that the hearing be continued and added that more publicity be given to the January 18, 1989 meeting via a press release and the reprinting of the original public notice to inform the public about this continuation.

City of Rye, New York - City Council Minutes (excerpted) - January 18, 1989

4. Continuation of public hearing on proposed local law repealing Section 197-27 of the Code of the City of Rye for the purpose of eliminating payment of fees in lieu of parking space requirements

Mayor Ilse continued the public hearing.

There were no citizens wishing to address this issue.

Councilman Rogers apprised the Council that Mr. George Russell, President of the Rye Chamber of Commerce, informed him that the majority of property owners and merchants did not like this approach of solving the parking problem. They preferred a more comprehensive plan rather than a piece by piece provision which is the subject of this public hearing.

Having discussed this proposed local law with several merchants, Mayor Ilse said they felt the onus was on the property owners. When she explained that the merchants would not be affected by this repeal unless there was a change in use, there was a better understanding among the merchants.

Councilwoman Milberg made the following statement:

“The 1985 Development Plan goal regarding the Central Business District (CBD) is to ‘maintain the present quality and character of the CBD as an attractive, compact and active local shopping and service center primarily for the use and convenience of Rye residents’ (page 19).

We have already adopted policies suggested in the plan to implement this goal. We have changed zoning so that retail use (as opposed to office use) is permitted at street level. Residential and office use are permitted in the upper stores.

We have sought to improve the character and general appearance of the CBD by regulating signage and encouraging high standards of maintenance.

We are focusing on improving parking in the CBD and at the railroad station through our Rye 2000 Task Force which will report to us mid-year. As stated on page 19 of the Development Plan, this is ‘for the convenience of Rye residents but not to encourage a major expansion of the CBD.’

The Plan advises we should ‘assure that the CBD is easily accessible to Rye residents with good traffic flow and ample short term parking.’

I accept these goals and in light of the increased number of applications for additional development of the CBD properties and changes in use of existing floor space from low-intensity to highly intensive use, it makes sense to me to make changes in the Code to discourage over-expansion and resulting congestion in our CBD.

I know the owners of property in the CBD are concerned about such limitations. Personally, I think it is to their advantage to have a low-key, pleasant, attractive shopping area where parking is available. At the moment we have no plans to build a tiered parking structure and certainly the \$70,000 presently in the Parking Trust Fund is hardly enough to make a dent in building additional spaces. Even if our task forces recommended a parking structure, it would be several years away.

Under the circumstances, I think the changes recommended by the Planning Commission make good sense.

I support the change before us tonight to eliminate the fee in lieu of providing on-site parking.”

Mayor Ilse closed the public hearing.

Councilman Ross said that those who opposed the repeal of Section 197-27 because there is a need for more parking do not understand that the effect of this proposed amendment is precisely to create more parking and to close a loophole where a fee can be paid in lieu of parking spaces.

Councilwoman Milberg made a motion, seconded by Councilman Ross, to adopt the following local law:

CITY OF RYE

LOCAL LAW NO. 1-1989

A local law REPEALING §197-27 of the Rye City Code

Be it enacted by the Council of the City of Rye as follows:

Section 1. Section 197-27 of the Code of the City of Rye is hereby REPEALED.

Section 2. This local law shall take effect immediately upon filing in the office of the Secretary of State.

ROLL CALL:

AYES: Mayor Ilse, Councilmen Griffin, Kapilow, Latimer, Milberg and Ross

NAYS: Councilman Rogers

ABSENT: None

The local law was adopted.

Councilwoman Kapilow initiated a discussion on other ways to alleviate the parking problem in the Central Business District and at the railroad. There will be further discussion on parking at the Council's goal setting meeting scheduled for January 30, 1989.